

STATE OF TEXAS §
COUNTIES OF POTTER §
AND RANDALL §
CITY OF AMARILLO §

On the 23rd day of February 2015, the Amarillo Planning and Zoning Commission met in a work session in Room 206, second floor of City Hall, at 2:45 PM to review agenda items, then convened in regular session at 3:00 PM in Room 306 on the third floor of City Hall, 509 East 7th Avenue, Amarillo, Texas, with the following members present:

VOTING MEMBERS	PRESENT	NO. MEETINGS HELD	NO. MEETINGS ATTENDED
David Craig, Chairman	Y	83	65
Dean Bedwell	Y	150	141
Howard Smith	Y	188	167
Mike Good, Vice-Chairman	Y	65	48
Anthony Ledwig	Y	65	57
Mark Rowh	N	18	14
Rob Parker	Y	18	17

PLANNING DEPARTMENT STAFF: Cris Valverde, Senior Planner
Kelley Shaw, Planning Director
Kathleen Collins, Comprehensive Planner

Chairman Craig opened the meeting, established a quorum and conducted the consideration of the following items in the order presented. Kelley Shaw, Planning Director, read the staff reports, and gave the recommendations for each item.

ITEM 1: Approval of the minutes of the February 9, 2015 meeting

A motion to approve the minutes of the February 9, 2015 meeting was made by Commissioner Smith, seconded by Commissioner Good, and carried unanimously.

ITEM 2: P-15-12 Bivins Addition Unit No. 7, an addition to the City of Amarillo, being a replat of Lot 15, and a portion of Lots 14, and 16, Block 56, amended plat of Bivins Addition and Lot 17A, and a portion of Lots 2A and 3A, Block 56, Bivins Addition Unit No. 6, in Section 187, Block 2, AB&M Survey, Potter County, Texas. (0.53 acres)(Vicinity: SW 16th Ave. & Austin St.)
DEVELOPER(S): Dick Ford
SURVEYOR: H.O. Hartfield

Mr. Shaw recommended the plat be denied but could be resubmitted at a later date at no charge. A motion to deny P-15-12 was made by Commissioner Bedwell, seconded by Commissioner Good and carried unanimously.

ITEM 3: P-15-13 Roman Catholic Diocese of Amarillo Unit No. 3, an addition to the City of Amarillo, being an unplatted tract of land, in Section 125, Block 2, AB&M Survey, Potter County, Texas. (6.72acres)(Vicinity: NE 24th Ave. & Spring St.)
DEVELOPER(S): The Roman Catholic Diocese of Amarillo
SURVEYOR: David Miller

Mr. Shaw recommended the plat be denied but could be resubmitted at a later date at no charge. A motion to deny P-15-13 was made by Commissioner Ledwig, seconded by Commissioner Parker and carried unanimously.

ITEM 4: P-15-14 Jan Werner Subdivision Unit No. 2, an addition to the City of Amarillo, being a replat of Lots 1 and 2, Block 1, Jan Werner Subdivision Unit No. 1, in Section 4, Block 9, BS&F Survey, Randall County, Texas. (2.44 acres)(Vicinity: Bell St. & Arden Rd.)
DEVELOPER(S): Brent Seidenberger
SURVEYOR: H.O. Hartfield

Chairman Craig stated that the plat was signed by the Assistant City Manager of Development Services on February 23, 2015.

CARRY OVERS:

ITEMS 5-8: P-15-07 Canode-Com Park Unit No. 45, P-15-08 Anderson Subdivision Unit No. 10, P-15-09 Ridgeview Medical Center Unit No. 23, P-15-10 Reed's Unit No. 1

No action was taken on these plats.

ITEM 9: P-15-11 South Park Unit No. 44, an addition to the City of Amarillo, being an unplatted tract of land in Section 30, Block 9, BS&F Survey, Randall County, Texas. (0.37 acres)(Vicinity: Bell St. & Hyde Pkwy.)
DEVELOPER(S): Paul Fields
SURVEYOR: Richard Johnson

Chairman Craig stated that the plat was signed by the Assistant City Manager of Development Services on February 23, 2015.

PENDING ITEMS:

ITEMS 10-27: P-11-31 Sundown Acres Unit No. 6, P-12-45 Redstone Addition Unit No. 1, P-12-52 Bownds Industrial Park Unit No. 1, P-13-72 Park Hills Unit No. 2, P-14-22 South Haven Addition Unit No. 4, P-14-25 Arrowhead Addition Unit No. 8, P-14-28 Silverpointe Addition Conceptual Development Plan, P-14-41 Skyline Terrace Unit No. 12, P-14-63 Plemons Addition Unit No. 16, P-14-66 Strawberry Fields Unit No. 2, P-14-72 The Colonies Unit No. 59, P-14-74 River Road Gardens Unit No. 26, P-14-75 Madden Addition Unit No. 6, P-14-82 South Georgia Place Unit No. 30, P-14-84 Mirror Addition Unit No. 28, P-14-86 Arreola Unit No. 1, P-14-89 Windsor Square Unit No. 9, P-14-91 Coulter Acres Unit No. 16.

No action was taken on these plats.

ITEM 28: P-14-92 Sam B. Dannis' Subdivision Unit No. 6, an addition to the City of Amarillo, being a replat of Lot 32, Block 11, Sam B. Dannis' Subdivision Unit No. 5 in Section 122, Block 2, AB&M Survey, Potter County, Texas. (6.39 acres)(Vicinity: SE 25th Ave. & Grand St.)
DEVELOPER(S): Artur Budynski
SURVEYOR: Daryl Furman

A motion to approve P-14-92 with an alley waiver was made by Commissioner Smith, seconded by Commissioner Good and carried unanimously.

ITEM 29: P-14-95 City Park Unit No. 21, an addition to the City of Amarillo, being a replat of Lots 7, 8, and a portion of Lot 9, Block 1, City Park Unit No. 18, in Section 29, Block 9, BS&F Survey, Randall County, Texas. (1.66 acres)(Vicinity: Coulter St. & Foxcroft Dr.)
DEVELOPER(S): Rick Crawford
SURVEYOR: Daryl Furman

Chairman Craig stated that the plat was signed by the Assistant City Manager of Development Services on February 13, 2015.

ITEM 30: P-14-96 Lonesome Dove Estates Unit No. 7.

No action was taken on this plat.

ITEM 31: P-14-97 City Park Unit No. 22, an addition to the City of Amarillo, being an unplatted tract of land in Section 29, Block 9, BS&F Survey, Randall County, Texas. (1.14 acres)(Vicinity: Coulter St. & Foxcroft Dr.)
DEVELOPER(S): Rick Crawford
SURVEYOR: Daryl Furman

Chairman Craig stated that the plat was signed by the Assistant City Manager of Development Services on February 13, 2015.

ITEM 32: P-15-01 Martin Addition Unit No. 27, P-15-01 Martin Addition Unit No. 27, an addition to the City of Amarillo, being a replat of a portion of Block 14, Martin Addition Unit No. 10, in Section 136, Block 2, AB&M Survey, Potter County, Texas. (6.72 acres)(Vicinity: NE 24th Ave. & Grand St.)
DEVELOPER(S): Shirley Wright & Danny Fulton
SURVEYOR: H.O. Hartfield

A motion to approve P-15-01 with an alley waiver was made by Commissioner Bedwell, seconded by Commissioner Good and carried unanimously.

ITEMS 33-34: The Colonies Unit No. 62, P-15-04 Town Square Unit No. 3.

No action was taken on these plats.

ITEM 35: P-15-05 Quail Canyon Unit No. 4, a suburban subdivision to the City of Amarillo, being a replat of a portion of Lots 24 and 25, Block 1, Quail Canyon Unit No. 2, in Section 113, Block 9, BS&F Survey, Potter County, Texas. (5.00 acres)(Vicinity: Blue Quail Dr. & Two Deer Trl.)
DEVELOPER(S): Craig Spangler & Dayna Carpenter
SURVEYOR: Kevin Brown

A motion to approve P-15-05 with an alley waiver was made by Commissioner Good, seconded by Commissioner Smith and carried unanimously.

ITEM 36: To discuss and consider proposed amendments to the City of Amarillo's Site Plan Ordinance.

Mr. Shaw presented a flow chart identifying steps of the site plan review and approval process. Site plans must be approved for all types of development except one and two-family developments. He also mentioned that a site plan must be approved prior to the issuance of a building permit. Mr. Shaw stated that following the completeness review, the Development Review Committee will review landscaping, lot ratio, driveway locations, etc. within ten days. Following the review, the Planning Director will either approve or deny the site plan. If the site plan is denied, the applicant may appeal the Planning Director's decision to the Planning and Zoning Commission. The site plan process is necessary to make coordinated comments and fully review the site and surrounding areas. It is intended to aid in the efficiency and transparency for the developers of Amarillo.

Mr. Craig asked if there would be a fee associated with site plan submittals. Mr. Shaw stated a set fee would be incorporated at some point, however, at this time there is not a fee.

A motion to approve the proposed amendments, as presented, to the City of Amarillo's Site Plan Ordinance was made by Commissioner Smith, seconded by Commissioner Good and carried unanimously.

ITEM 37: Public Forum: Time is reserved for any citizen to comment on City zoning or planning concerns; however, the Commission can take no action on any issue raised.

No one was present.

ITEM 38: Discuss Items for Future Agendas.

No further comments were made and the meeting was adjourned at 3:33 P.M.

Kelley Shaw, Secretary
Planning & Zoning Commission